



BURINGTON HOUSE

 paulwallace

Swanfield Road, Waltham Cross, EN8 7FG |  
£250,000 | Leasehold

Swanfield Road, Waltham Cross, EN8 7FG

This well presented TWO BEDROOM third floor APARTMENT with LIFT TO ALL FLOORS also benefits from ALLOCATED PARKING and GAS CENTRAL HEATING, double glazed windows, MODERN KITCHEN and BATHROOM / W.C. WALKING DISTANCE to TWO TRAIN STATIONS & 990 YEAR LEASE

### Key features

- Two Bedrooms
- Third Floor
- Walking Distance to Two Stations
- Close to Town Centre
- Allocated Parking
- Lift to All Floors
- Well Presented
- Lease 990 Years

### Property Information

Tenure

Leasehold

Council Tax

C

EPC Rating

C

Local Authority

Broxbourne Borough Council

Lease Length

990 Years

Annual Service Charge & Ground Rent

SC - £1,895

GR - £300



**Paul Wallace Estate Agents**  
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Opening Times

Mon - Fri	9 am to 6:30 pm
Sat	9 am to 5:30 pm
Sun	Closed
Bank Hols	Closed

**Paul Wallace**  
estate agents

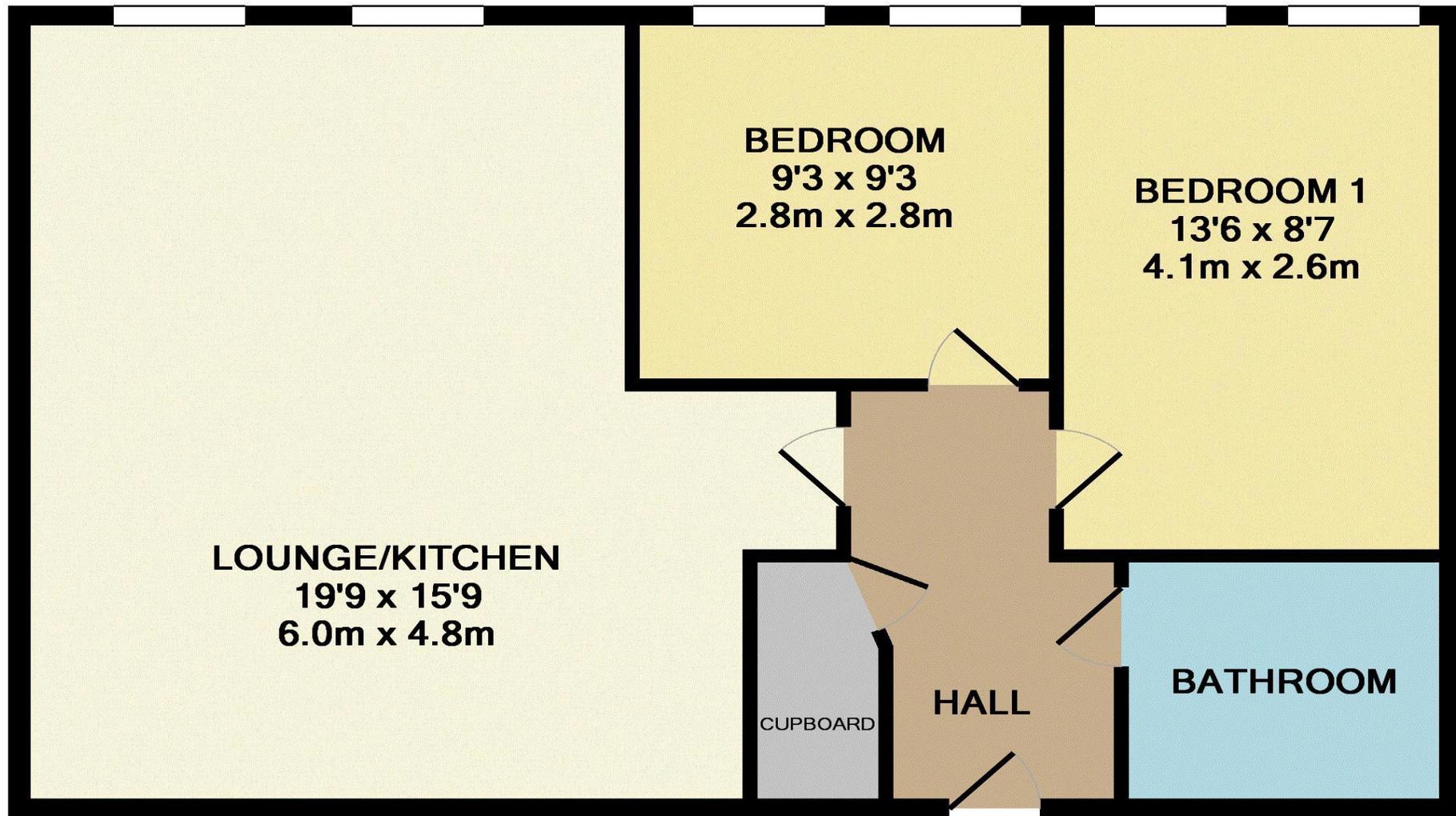
Cheshunts leading estate agent.  
Please get in touch for your free  
property valuation.



**Paul Wallace**







**TOTAL APPROX. FLOOR AREA 615 SQ.FT. (57.2 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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